

32,247 SF (Divisible to 23,426 SF) Industrial Space for Lease

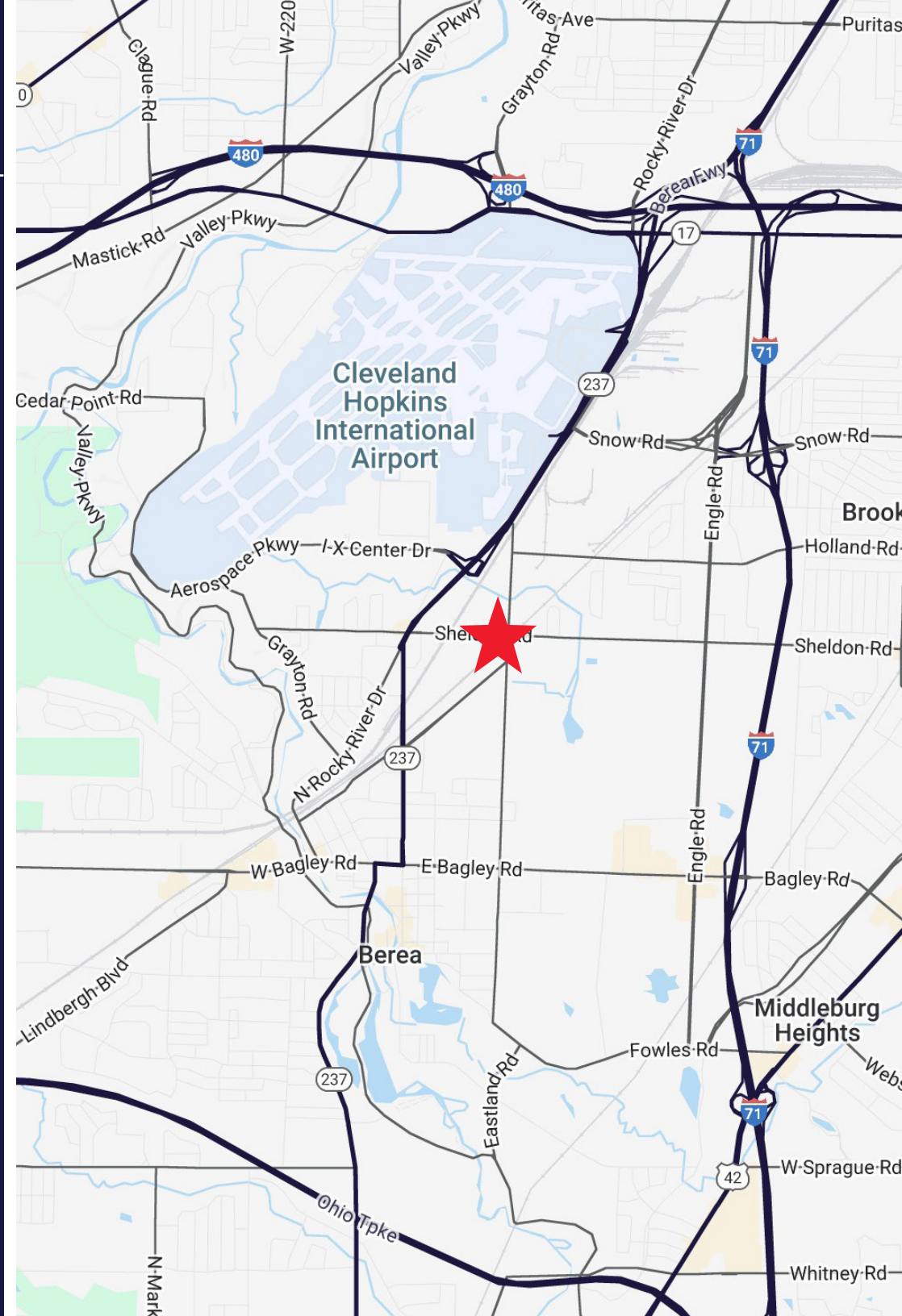
210 Sheldon Road, Berea, Ohio 44017



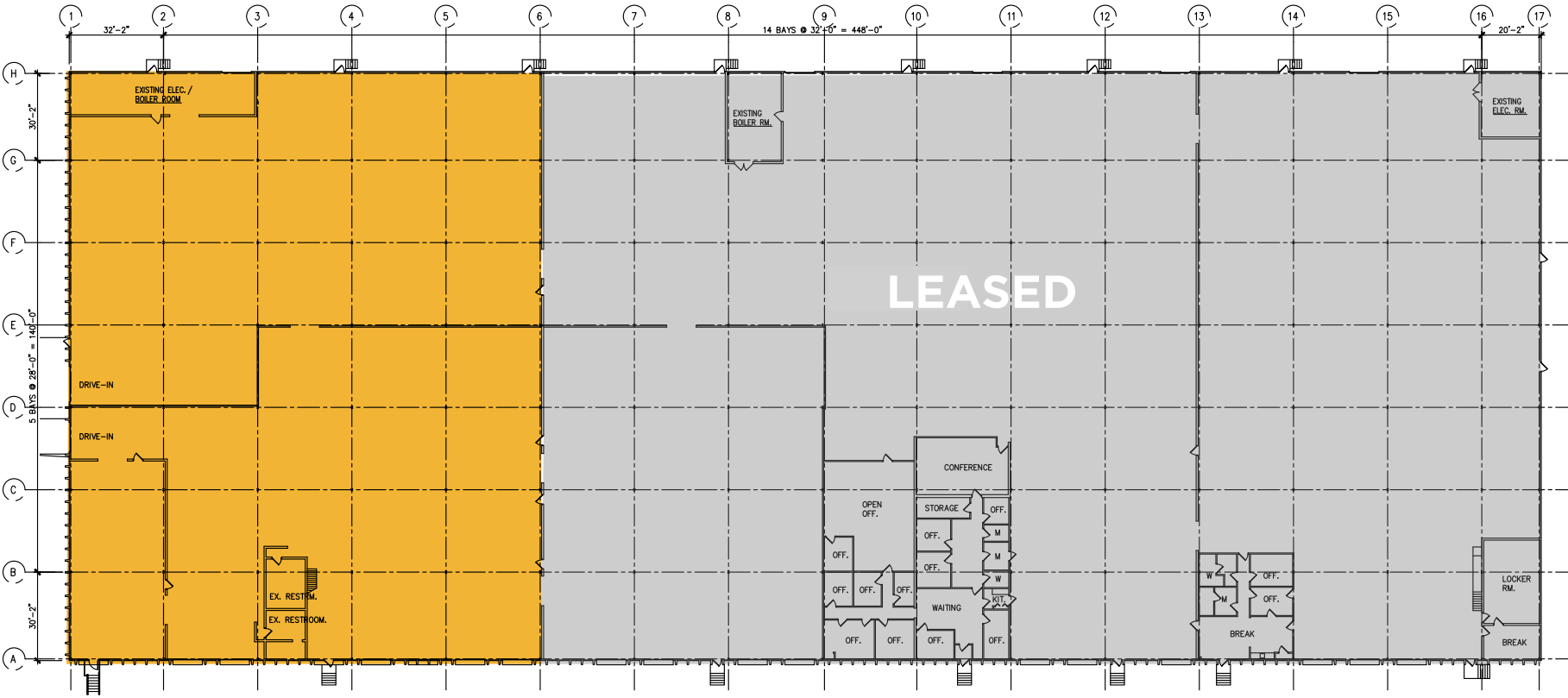
210 Sheldon Road

Building Size:	100,231 SF
Industrial Size:	32,247 SF
Office SF:	0 SF
# of Floors:	One (1)
Multi-Tenant:	Yes
Zoning:	Industrial
Parking:	Ample
Clear Height:	20'
Docks:	Four (4)
Drive-In Doors:	Two (2)
Power:	1500 KVA/480 Volt 3 Phase
Lease Rate:	\$10.75/SF NNN Office \$4.75/SF NNN Warehouse NNN Charges: \$1.60/SF

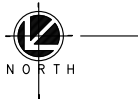
Building is Divisible to 23,426 SF



Floor Plan



FLOOR PLAN
SCALE: N.T.S.



Photos



Parcel Map





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